



Chattanooga City Council  
City of Chattanooga, Tennessee  
John P. Franklin, Sr. City Council Building

## **COUNCIL MEETING MINUTES**

May 7, 2024  
3:30 PM

### **CALL TO ORDER**

Council Chairman Chip Henderson called the business meeting to order at 3:30 p.m. A quorum was present that also included Vice Chair Jenny Hill and Councilpersons Ken Smith, Darrin Ledford, Carol Berz, Raquetta Dotley, Marvene Noel, and Demetrus Coonrod. Councilman Isiah Hester was not in attendance of this meeting.

[Editor's Note: This meeting was live streamed on YouTube in two parts. Part 1 of this meeting (prior to the recess) is available [here](#). Part 2 of this meeting (after the recess) is available [here](#).]

### **OTHER PARTICIPANTS**

Office of City Attorney: Phil Noblett, City Attorney

Mayor's Office: Julia Bursch, Deputy Chief Operating Officer

Public Works: Ross Pitcairn, Administrator

Wastewater: Mark Heinzer, Administrator

Parks & Outdoors: Scott Martin, Administrator

Regional Planning: Karen Rennich, Deputy Administrator

Council Office: Melissa Bardoner, Council Support Specialist, and Nicole Gwyn, Council Clerk

### **PLEDGE OF ALLEGIANCE**

Councilwoman Berz led the Assembly in the Pledge of Allegiance.

### **SPECIAL PRESENTATION**

#### **2024 Public Works Week Proclamation** **By Councilwoman Raquetta Dotley**

Councilwoman Raquetta Dotley recognized the Public Works Department with a proclamation [*see attached*] from Mayor Kelly. Mr. Pitcairn accepted the proclamation on behalf of the department. Councilpersons Ledford and Berz expressed thanks to Public Works before department employees who were in attendance stood for recognition.

### **APPROVAL OF LAST MINUTES**

**On motion of Councilman Smith** and seconded by Councilman Ledford, the minutes of the last meeting (April 30, 2024) were approved as published.

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## DISCUSSION AGENDA

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### FUTURE CONSIDERATIONS

#### **Item 1(d) – Economic Development (Resolution relative to Trust for Public Land acquisition of property at 4343 Shallowford Road)**

Councilwoman Dotley requested additional information about this item. Mr. Martin responded. Upon no further questions or comments, the issue was closed.

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### Annual Consent Decree Update – Wastewater Department

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Mr. Heinzer presented the Annual Consent Decree Update. The slides may be viewed [here](#); the presentation may be viewed [here](#) and touched on the following:

- Program status
- Program solutions
- Program results
- Path to completion

Afterwards, the floor was opened to questions and comments from the Council, which may be viewed [here](#). Upon no further questions or comments, the issue was closed.

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## PLANNING & ZONING COMMITTEE

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**PROCEDURAL NOTE:** Council Chairman Henderson yielded control of the meeting to Councilman Leford for the Planning & Zoning Committee.

Councilman Ledford, Committee Chair, called the Planning & Zoning Committee to order at 3:50 p.m. with a quorum of eight present, including Henderson, Hill, Smith, Berz, Dotley, Noel, and Coonrod. [View committee [here](#).]

**On motion of Council Chairman Henderson** and seconded by Councilwoman Dotley, the minutes of the last Planning & Zoning meeting (April 9, 2024) were approved as published.

### OTHER BUSINESS

Councilman Ledford announced that the fourth and final work session on updates to the zoning ordinance had been moved from May 28<sup>th</sup> to Tuesday, June 4, 2024, beginning at 1:00 p.m. EST, in the J.B. Collins Conference Room of the City Council Building.

### ORDINANCES – FIRST READING

#### **Agenda Item VIII(a) – Case No. 2023-0179**

Councilwoman Noel confirmed her intent to defer this item until May 21, 2024. Upon no further questions or comments, the issue was closed.

## RESOLUTIONS

### **Agenda Item IX(h) – Case No. 2024-0032 (Special Exceptions Permit for 6107 Hixson Pike)**

Councilman Smith informed Council he would be making a motion to withdraw this item; the applicant agreed with this course of action. Upon no further questions or comments, the issue was closed.

**Next week, May 14, 2024**

### **Ordinances – First Reading:**

#### **Agenda Item 8(c) – Case No. 2024-0053**

Ms. Rennich briefed the Council on this item. Councilman Henderson advised that the Lookout Valley Neighborhood Association had some [conditions](#) for this item and would like an alternate version prepared for next week. Ms. Rennich and Attorney Noblett affirmed. Upon no further questions or comments, the issue was closed.

#### **Agenda Item 8(d) – Case No. 2024-0054**

Ms. Rennich briefed the Council on this item. Vice Chair Hill advised that the North Chattanooga Neighborhood Association had some concerns regarding this item. She requested input from the Transportation Department in conjunction with RPA regarding traffic. Upon no further questions or comments, the issue was closed.

#### **Agenda Item 8(e) – Case No. 2024-0048**

Ms. Rennich briefed the Council on this item and informed them of the corrected caption. Upon no further questions or comments, the issue was closed.

#### **Agenda Item 8(g) – Case No. 2024-0052**

Ms. Rennich briefed the Council on this item at Councilwoman Berz's request. Councilwoman Berz also informed the Council that she has not heard from the applicant; Ms. Rennich offered to follow-up with the applicant. Upon no further questions or comments, the issue was closed.

#### **Agenda Item 8(h) – Case No. 2024-0051**

Ms. Rennich briefed the Council on this item. Councilwoman Dotley requested [condition\(s\)](#) be added to this item and an alternate version prepared for next week. Ms. Rennich and Attorney Noblett affirmed. Upon no further questions or comments, the issue was closed.

#### **Agenda Item 8(i) – Case No. 2024-0058**

Councilwoman Noel informed the Council that she had not spoken to the applicant about this item; Ms. Rennich offered to follow up with them. Upon no further questions or comments the issue was closed.

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## RECESS

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Councilman Ledford adjourned the Planning & Zoning Committee at 4:11 p.m. and recessed the business meeting until 4:45 p.m.

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**MEETING RECONVENED**

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Chairman Henderson reconvened the meeting at 4:45 p.m. A quorum as present that also included Vice Chair Hill and Councilpersons Smith, Ledford, Berz, Dotley, Noel, and Coonrod. Councilman Hester was not present. Attorney Noblett and Ms. Gwyn were also present.

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**ORDER OF BUSINESS**

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**ORDINANCES – FINAL READING:**

**MR-2024-0046**  
**Chattanooga Christian School**  
**District No. 7**

On motion of Councilwoman Dotley and seconded by Councilman Ledford,

**ORDINANCE #14107**

**AN ORDINANCE CLOSING AND ABANDONING THE UNOPENED RIGHT-OF-WAY IN THE 3300-3600 BLOCK OF CHARGER DRIVE EASTERN RIGHT-OF-WAY, AS DETAILED ON THE ATTACHED MAPS.**

The motion carried.

**ACTION: APPROVED**

**ORDINANCES – FIRST READING:**

**2023-0179**  
**Philip Rossillo**  
**Planning Commission Version**  
**District No. 8**

On motion of Councilwoman Dotley and seconded by Councilman Ledford,

**Agenda Item VIII(a):**

**AN ORDINANCE TO AMEND CHATTANOOGA CITY CODE, PART II, CHAPTER 38, ZONING ORDINANCE, SO AS TO REZONE PROPERTIES LOCATED AT 608, 614, AND FOUR (4) UNADDRESSED PROPERTIES IN THE 600 BLOCK OF CENTRAL AVENUE, FROM R-3 RESIDENTIAL ZONE TO UGC URBAN GENERAL COMMERCIAL ZONE, SUBJECT TO CERTAIN CONDITIONS.**

**Councilwoman Noel moved** to defer to May 21, 2024. Councilwoman Coonrod seconded. The motion carried.

**ACTION: DEFERRED TO MAY 21, 2024**

**RESOLUTIONS:**

**RESOLUTION #32070**

**A RESOLUTION CONFIRMING THE REAPPOINTMENT OF ALTHEA JONES FOR THE INDUSTRIAL DEVELOPMENT BOARD FOR DISTRICT 2, WITH A TERM BEGINNING ON JUNE 14, 2024, AND ENDING ON JUNE 13, 2030.**

**Councilwoman Noel moved** to defer to May 21, 2024. Councilwoman Coonrod seconded. The motion carried.

**ACTION: ADOPTED**

**PROCEDURAL NOTE:** With no objection from the Council, Chairman Henderson instructed the clerk to group and read the following seven resolutions for one Council vote.

**RESOLUTION #32071**

**A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ENTER INTO A FIRST AGREEMENT TO EXERCISE OPTION TO RENEW WITH PARTNERSHIP FOR FAMILIES, CHILDREN AND ADULTS, INC., IN SUBSTANTIALLY THE FORM ATTACHED, FOR THE USE OF ONE HUNDRED SIXTY (160) SQUARE FEET OF OFFICE SPACE AT THE FAMILY JUSTICE CENTER AT 5705 UPTAIN ROAD, IDENTIFIED AS TAX MAP NO. 157M-A-012, WITH AN EFFECTIVE DATE OF JULY 1, 2024, FOR THE TERM OF TWO (2) YEARS AT THE ANNUAL RENT OF ONE DOLLAR (\$1.00).**

**RESOLUTION #32072**

**A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ENTER INTO A FIRST AGREEMENT TO EXERCISE OPTION TO RENEW WITH LEGAL AID OF EAST TENNESSEE, INC., IN SUBSTANTIALLY THE FORM ATTACHED, FOR THE USE OF FIVE HUNDRED FIFTY (550) SQUARE FEET OF OFFICE SPACE AT THE FAMILY JUSTICE CENTER AT 5705 UPTAIN ROAD, IDENTIFIED AS TAX MAP NO. 157M-A-012, WITH AN EFFECTIVE DATE OF JULY 1, 2024, FOR THE TERM OF TWO (2) YEARS AT THE ANNUAL RENT OF ONE DOLLAR (\$1.00).**

**RESOLUTION #32073**

**A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ENTER INTO A FIRST AGREEMENT TO EXERCISE OPTION TO RENEW WITH HELEN ROSS MCNABB CENTER, IN SUBSTANTIALLY THE FORM ATTACHED, FOR THE USE OF ONE HUNDRED TWENTY (120) SQUARE FEET OF OFFICE SPACE AT THE FAMILY JUSTICE CENTER AT 5705 UPTAIN ROAD, IDENTIFIED AS TAX MAP NO. 157M-A-012, WITH AN EFFECTIVE DATE OF JULY 1, 2024, FOR THE TERM OF TWO (2) YEARS AT THE ANNUAL RENT OF ONE DOLLAR (\$1.00).**

**RESOLUTION #32074**

**A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ENTER INTO A PREMISES USE AGREEMENT WITH CHATTANOOGA FLYING DISC CLUB, INC., IN SUBSTANTIALLY THE FORM ATTACHED, FOR DISC GOLF COURSES AT CITY PUBLIC PARKS FOR DAILY USE AND TOURNAMENT PLAY, FOR A TERM OF ONE (1) YEAR, WITH THE OPTION TO RENEW FOR THREE (3) ADDITIONAL TERMS OF ONE (1) YEAR EACH.**

**RESOLUTION #32075**

**A RESOLUTION AUTHORIZING THE MAYOR OR HIS DESIGNEE TO ENTER INTO AMENDMENT NUMBER 1 TO LEASE WITH THE UNIVERSITY OF TENNESSEE AT CHATTANOOGA, IN SUBSTANTIALLY THE FORM ATTACHED, TO EXTEND THE TERM OF THE LEASE FOR THE USE OF THE INDOOR SOFTBALL FACILITY AT 301 N. HOLTZCLAW AVENUE, ON A PORTION OF TAX MAP NO. 146G-A-011, TO THE DATE OF JUNE 30, 2025.**

**RESOLUTION #32076**

**A SECOND SUPPLEMENTAL RESOLUTION SUPPLEMENTING AND AMENDING RESOLUTION NO. 31331 FOR THE PURPOSE OF PROVIDING FOR AND AFFIRMING THE ISSUANCE OF, PURSUANT TO RESOLUTION NO. 31331, AS SUPPLEMENTED AND AMENDED, THAT CERTAIN STATE REVOLVING FUND PROJECT LOAN AGREEMENT (SRF 2023-478), BY AND AMONG THE CITY, AND TENNESSEE DEPARTMENT OF ENVIRONMENT AND CONSERVATION AND THE TENNESSEE LOCAL DEVELOPMENT AUTHORITY, AND MAKING CERTAIN REPRESENTATIONS AND CERTIFICATIONS IN CONNECTION THEREWITH.**

**Councilwoman Berz moved** to approve all seven resolutions. Councilwoman Coonrod seconded. The motion carried.

**ACTION: RESOLUTIONS 32072 - 32077 ADOPTED**

**2024-0032**  
**Pratt Land Development Company, LLC c/o Ian Blackmore**  
**District No. 3**

**Agenda Item IX(h):**

**A RESOLUTION APPROVING A SPECIAL EXCEPTIONS PERMIT FOR A RESIDENTIAL PLANNED UNIT DEVELOPMENT AMENDMENT FOR PROPERTY LOCATED AT 6107 HIXSON PIKE.**

**Councilman Smith moved** to withdraw. Councilman Ledford seconded. The motion carried.

**ACTION: CASE NO. 2024-0032 WITHDRAWN**

**PROCEDURAL NOTE:** With no objection from the Council, Chairman Henderson instructed the clerk to group and read the following two resolutions.

**RESOLUTION #32077**

**A RESOLUTION AUTHORIZING THE ADMINISTRATOR OF THE WASTEWATER DEPARTMENT TO EXECUTE A UTILITY RELOCATION CONTRACT, IN THE FORM SUBSTANTIALLY ATTACHED, WITH THE TENNESSEE DEPARTMENT OF TRANSPORTATION FOR RELOCATION OF SANITARY SEWER FOR THE PHASE 2 I-24/I-75 INTERCHANGE PROJECT, FOR AN AMOUNT OF \$3,084,483.06.**

**RESOLUTION #32078**

**A RESOLUTION AUTHORIZING THE ADMINISTRATOR FOR THE WASTEWATER DEPARTMENT TO RENEW BLANKET CONTRACT NO. W-22-018-201, RAISE AND LOWER MANHOLES FOR TENNESSEE STATE PAVING PROJECTS, TO PROFESSIONAL CONCRETE FINISHING, INC., OF CHATTANOOGA, TN, WITH A THREE (3%) PERCENT PRICE INCREASE DUE TO MATERIAL AND PERSONNEL COST ESCALATION, FOR YEAR TWO (2) OF FOUR (4) WITH TWO (2) ANNUAL RENEWALS, FOR AN AMOUNT NOT TO EXCEED \$500,000.00 ANNUALLY.**

**Vice Chair Hill moved** to approve both resolutions. Councilwoman Coonrod seconded. The motion carried.

**ACTION: RESOLUTIONS 32077 - 32078 ADOPTED**

**DEPARTMENTAL REPORTS:**

**Purchases (None)**

**COMMITTEE REPORTS:**

*Affordable Housing Committee*  
Vice Chair Hill (No report)

*Budget and Finance Committee*  
Councilwoman Berz reported:

- The first Budget Education Work Session took today. The next one will take place next week at 10:30 a.m.

*Economic Development Committee*  
Councilwoman Coonrod (No report)

*Education and Innovation Committee*  
Councilwoman Noel (No report)

*Equity and Community Development Committee*  
Councilwoman Coonrod (No report)

*Legislative Committee*  
Councilman Smith (No report)

*Planning and Zoning Committee*  
Councilman Ledford reported:

- The committee met today to review all planning items on the agenda.

*Parks and Public Works*  
Councilman Hester (Not present)

*Public Safety Committee*  
Raquetta Dotley (No report)

## **MEETING ANNOUNCEMENT**

Chairman Henderson announced the cancellation of the May 28<sup>th</sup> Council meeting due to the Memorial Day observance. He also announced that the Council will adjust its second Tuesday recess period. He advised that, starting in June, the second Tuesday meetings would begin at 3:30 p.m., recess for only 30 minutes, then reconvene for the order of business. The Council would no longer recess until 6:00 p.m. This would be the format for all Council meetings and would be announced at the next Planning Commission meeting.

## **RECOGNITION OF PERSONS WISHING TO ADDRESS COUNCIL**

Chairman Henderson asked if there was anyone in the Assembly wishing to address the Council. Seeing none, he closed out the public comments portion of the meeting.

## **ADJOURNMENT**

**On motion of Councilwoman Noel**, Chairman Henderson adjourned the meeting of the Chattanooga City Council until next Tuesday, May 14, 2024, at 3:30 p.m.

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**COUNCIL CHAIR**

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**CLERK OF COUNCIL**

*Attachment:*  
*Public Works Week Proclamation*





City of Chattanooga  
Office of the Mayor

# Proclamation

**Whereas:** Public works services provided in our communities are an integral part of our citizens' everyday lives; and

**Whereas:** the support of an understanding and informed citizenry is vital to the efficient operation of public works systems and programs such as water, sewer, streets and highways, public buildings, and solid waste collection; and

**Whereas:** the health, safety, and comfort of Tennessee's residents largely depends on these facilities and services; and

**Whereas:** overall quality and effectiveness of these facilities as well as their planning design and construction are vitally dependent upon the effort and skill of public works officials; and

**Whereas:** the efficiency of the qualified and dedicated personnel who staff public works departments can be positively influenced by increased knowledge and understanding of the citizens; and

**Whereas:** this year marks the 63<sup>rd</sup> annual National Public Works Week.

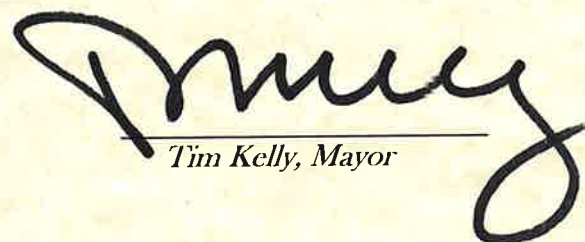
## Now Therefore,

I, Tim Kelly, Mayor of the City of Chattanooga, do hereby proclaim  
May 19<sup>th</sup> - 24<sup>th</sup>, 2024 as

## National Public Works Week: "Advancing Quality of Life for All"

in The City of Chattanooga, Tennessee, and I call upon all citizens and civic organizations to acquaint themselves with the issues involved in providing our public works and to recognize the contributions which public works officials make every day to our health, safety, comfort, and quality of life.

In Witness Whereof, I have hereunto set my hand and caused the Seal of the  
City of Chattanooga to be affixed this.

  
Tim Kelly, Mayor

